


City of Alexandria, Virginia

MEMORANDUM

DATE: MARCH 21, 2006

TO: THE HONORABLE MAYOR AND MEMBERS OF CITY COUNCIL

FROM: JAMES K. HARTMANN, CITY MANAGER 

SUBJECT: CONSIDERATION OF AUTHORIZATION OF RECOMMENDED CAPITAL PROJECT ALLOCATIONS AND PLANNED EXPENDITURES

ISSUE: City Council authorization of the recommended capital project allocations and planned expenditures.

RECOMMENDATION: That City Council authorize the capital project allocations and planned expenditures for the capital projects as detailed in the Capital Improvement Expenditure Summary (Attachment).

DISCUSSION: This docket item provides a summary of Capital Improvement Program planned expenditures (attachment). It includes projects reflected in the City's Fiscal Year 2006 Capital Budget, approved by City Council on May 2, 2005, or approved in capital budgets prior to FY 2006 with a CIP budget document page reference in the attachment. A project title listing appears on the next page and a detailed summary appears in the attachment.

Allocations are recommended for the following projects:

Schools

T.C. Williams High School (FY 2006 funding element)	\$ 21,834,095
Douglas MacArthur Elementary School	620,000
George Washington Middle School	420,000
Jefferson-Houston School for the Arts and Academics	250,000
John Adams Elementary School	200,000

Public Buildings

Renovation of Existing City Facilities	\$ 75,000
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Traffic and Rapid Transit

Traffic Control Facilities	\$ 150,000
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Streets and Bridges		
Wilkes Street Tunnel	\$	770,322
Duke Street Flyover		300,000
Traffic Calming		250,000
Systems Development		
Real Estate Assessment System Modules	\$	100,000
Emergency Management Systems Records Management		75,000

ATTACHMENT: Capital Improvement Program Planned Expenditures

STAFF:

Mark Jinks, Deputy City Manager

Bruce Johnson, Director, Office of Management and Budget

Liz Wheel, Budget/Management Analyst, Office of Management and Budget

CAPITAL IMPROVEMENT PROGRAM PLANNED EXPENDITURES
February 28, 2006 Report, Docketed March 28, 2006

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This attachment provides summary information on capital improvement program projects for which work will be initiated and expenditures incurred during the upcoming months. Funding for all of the projects discussed below is included in the City's Approved FY 2006 Capital Improvement Program (CIP) budget or in prior year capital budgets.

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 001-171 Account No. 200730 Sub-object 2121	Schools (T.C. Williams High School)	\$21,834,095	\$21,834,095	Page 51 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for the continued construction of the new 461,000 square foot, three story T.C. Williams High School, which will accommodate 2,500 students in grades 10 through 12. The school, designed by Moseley Architects of Richmond, VA, will feature a 1,200-seat auditorium, a 3,000-seat gymnasium, and a parking deck with 416 spaces. Construction is currently underway and is both on budget and on schedule, with completion expected during Summer 2007. The amount requested is in accord with the funding schedule previously agreed upon with the schools and is included in the City's Approved FY 2006 CIP. The total project budget is \$98.9 million with \$47.6 million having been allocated to date. This action will bring that allocation total to \$69.4 million. (Funding Source - General Obligation Bonds).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 001-159 Account No. 200154 Sub-object 2121	Schools (Douglas MacArthur Elementary School)	\$620,000	\$620,000	Page 51 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for the replacement of the heating, ventilation and air conditioning (HVAC) system replacement at Douglas MacArthur Elementary School. The new HVAC

systems will operate more efficiently resulting in lower energy costs. Architectural and engineering (A/E) design has been completed. The project is currently out to bid. Construction is anticipated to be completed during Summer 2006. (Funding Source - Cash Capital FY 2006 Funds).

Project Number	Project	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 001-168	Schools	\$420,000	\$420,000	Page 51 of the
Account No. 200295	(George Washington			City's Approved 2006
Sub-object 2121	Middle School)			CIP Budget Document

This allocation will provide funding to complete the masonry restoration project at George Washington Middle School. This project will re-point, seal and restore the masonry on the original three-story, 71 year old building. This project is required to prevent future deterioration of the masonry walls due to water infiltration. Architectural and engineering (A/E) design has been completed. This project was not undertaken when this school was recently expanded and renovated. Bidding is currently underway with project completion scheduled in Summer 2006. (Funding Source - Cash Capital FY 2006 Funds).

Project Number	Project	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 001-177	Schools	\$250,000	\$250,000	Page 51 of the
Account No. 200410	(Jefferson-Houston			City's Approved 2006
Sub-object 2121	School for Arts and			CIP Budget Document
	Academics)			

This allocation will provide funding for the window replacement project at the Jefferson-Houston School for Arts and Academics. This project will include the replacement of windows throughout the building and sky lighting in the classrooms. Architectural and engineering (A/E) has been completed. Bidding is currently underway with project completion anticipated in Summer 2006. (Funding Source - Cash Capital FY 2006 Funds).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 001-172 Account No. 200105 Sub-object 2121	Schools (John Adams Elementary School)	\$200,000	\$200,000	Page 51 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for infrastructure improvements at John Adams Elementary School. Specifically, this includes Americans with Disabilities Act (ADA) improvements in the cafeteria, the playground, music classrooms, and stage area. These improvements are required to make the facility completely accessible to all disabled students. Construction is scheduled to be completed during Summer 2006. (Funding Source - Cash Capital FY 2004 Funds).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 005-901 Account No. 220132 Sub-object 2121	Renovation and of Maintenance of Existing City Facilities (Emergency Generators)	\$75,000	\$75,000	Page 127 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for the replacement of the back-up/emergency generator at the Courthouse. The current generator is original to the buildings construction in 1978 and has required significant capital maintenance in recent months. Replacement of the generator will begin in April 2006 and is anticipated to be completed in August 2006 (Funding Source - Cash Capital FY 2006 Funds).

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Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 009-039 Account No. 235390 Sub-object 2121	Traffic and Rapid Transit (Traffic Control Facilities)	\$150,000	\$150,000	Page 138 of the City's Approved 2006 CIP Budget Document

This allocation will provide for the upgrade and maintenance of traffic control facilities and the traffic computer system, as well as the signalization of intersections currently passively controlled with STOP or YIELD signs. The maintenance and upgrade of the City's traffic control facilities will help to ensure traffic safety and optimize traffic flow in the City. This project is ongoing. (Fund Source: Cash Capital - FY 2005 Funds).

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Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 011-096 Account No. 245710 Sub-object 2121	Streets and Bridges (Wilkes Street Tunnel)	\$770,322	\$770,322	Page 152 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for the rehabilitation of the Wilkes Street Tunnel. In FY 2004, a structural analysis of the bridge found that the tunnel is not capable of supporting 36 ton vehicles as required by federal design guidelines. Other safety related deficiencies were also identified in this study. This project will address these issues by improving the structural integrity of the tunnel through increasing the load bearing capacity of the tunnel. In addition, this project will improve the impact capacity of the brick parapet walls along the western approach. The construction contract will be advertised in Spring 2006 and awarded in Summer 2006. Construction is scheduled to be completed in Spring 2007. (Fund Source: Cash Capital - FY 2006 Funds).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 011-096 Account No. 245315 Sub-object 2121	Streets and Bridges (Duke Street Flyover)	\$300,000	\$300,000	Page 153 of the City's Approved 2006 CIP Budget Document

This allocation will provide funding for construction required for the Duke Street Flyover project. The Duke Street fly-over serves as a pedestrian and bicycle connection between the residences in Cameron Station and the Beatley Library and the dog park, both located on the north side of Duke Street. The pedestrian facilities and access ramps on this bridge are inadequate to serve the increased pedestrian usage and consequently the existing bridge and access ramps will be modified to provide more adequate pedestrian access. A total of \$300,000 in prior year unallocated monies remain budgeted to reflect the Congestion Mitigation Air Quality (CMAQ) Federal Grant funds received for this project. Design is scheduled to be completed in Winter 2005. The construction will be advertised in Spring 2006 and awarded in Summer 2006. Construction is expected to be complete in Spring 2007(Fund Source: Special Revenue - Congestion Mitigation Air Quality (CMAQ) Federal Grant).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 011-109 Account No. 235390 Sub-object 2121	Streets and Bridges (Traffic Calming)	\$250,000	\$250,000	Page 167 of the City's Approved 2006 CIP Budget Document

This allocation will provide for the design and construction of various City-wide traffic calming projects within the right-of-way to preserve neighborhoods and enhance safety by diverting cut-through traffic, lowering traffic speeds, and highlighting pedestrian crossing areas. Some measures include speed cushions, raised intersections, center island narrowing and bulb-outs, which are physical islands to reduce the distance a pedestrian must travel

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to cross the street. These improvements can improve the quality of life for those who, live work, and play in the area. These projects are ongoing. (Fund Source: Cash Capital - FY 2006 Funds).

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 015-005 Account No. 265504 Sub-Object 2121	Systems Development (Real Estate Assessment System Modules)	\$100,000	\$100,000	Page 214 in the Citys Approved 2006 CIP Budget Document

This allocation will provide funding for the installation of a module to the new RealWare (the replacement Computer Assisted Mass Appraisal (CAMA) system). It will utilize the GIS capabilities within the RealWare environment. This will enable appraisers to develop more specific criteria for specific land parcels. In addition, it will enhance the ability to utilize tools within RealWare to develop market valuation models and further improve the accuracy and uniformity of assessments. This allocation will also provide for the purchase of handheld devices for appraisers to be used in the field, which record data that is automatically transferred into RealWare upon their return to the office. This project is planned to be complete in September 2006.

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 015-015-39 Account No. 265751 Sub-Object 2121	Systems Development (Emergency Management System Records Management)	\$75,000	\$75,000	Page 231 in the Citys Approved 2006 CIP Budget Document

This allocation will provide funding for software and required hardware necessary for the upgrade of Fire Departments obsolete patient reporting and records management system. This system is used to document patient care, perform quality assurance, and generate revenue through ambulance billing. The software contract was signed in March 2006. Installation is

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currently underway and testing will begin in late March 2006. This project is expected to be complete in late May or early June 2006. (Funding Source - CAD/RMS #265751 - Cash Capital - FY 2006 Funds).